

COMMISSIONERS' APPROVAL

CHILCOTT *ag*

LUND *BL*

THOMPSON *at*

TAYLOR (Clerk & Recorder)

Date.....October 5, 2006

Members Present.....Commissioner Betty Lund and Commissioner Alan Thompson

Minutes: Glenda Wiles

The Board met for a Request for Commission Action on the South East Division Subdivision. Minutes of that meeting are as follows:

**Ravalli County Board of County Commissioners (BCC)
Minutes for 9:00 a.m. Meeting on October 5, 2006
Commissioners' Meeting Room, 215 S. 4th Street, Hamilton, Montana**

1. Call to order

Commissioner Lund called the meeting to order at 9:00 a.m.

2. BCC and Staff

(A) BCC

Greg Chilcott (Absent)
Alan Thompson (Present)
Betty Lund (Present)

(B) Staff

Shaun Morrell
Renee Van Hoven

3. Public Meeting

(A) Southeast Division (K & J Development) Expedited Minor Subdivision

(i) Board action on the Subdivision Proposal

(a) Board Decision

Commissioner Thompson made a motion to **approve** the Southeast Division expedited minor subdivision, based on the findings of fact and conclusions of law in the staff report, and subject to the conditions in the staff report, with the following changes:

- Condition 1 was amended to include a notification of proximity to agricultural operations.
- Condition 4 was amended to remove the requirement of a contribution to the Corvallis School District, and to require instead that the applicant supply, with the final plat submittal, evidence that a \$500 contribution was made to the Corvallis Civic Club for the construction of a pedestrian bridge.
- Condition 5 was amended to require the applicant to supply, with the final plat submittal, a letter from the Corvallis Rural Fire District stating that a \$500 contribution was made to the Fire District (only applicable to one lot within the subdivision), or a letter from the Fire District stating that no contribution is required.
- Condition 13 was added to require the applicant to notify the Corvallis School District in writing that no contribution would be made for this subdivision, stating reasons why, and to supply a copy of the letter with the final plat submittal.

Commissioner Lund seconded the motion and the Commissioners voted 2-0 to **approve** the subdivision.

In other business the Board held a public hearing to hear a petition by Sarah and Andrew Roubik for the abandonment of a portion of Rouse and Robbins Road in Section 7, Township 2 North, Range 20 West. Present at this meeting were the Petitioners and Surveyor Steve Powell.

Commissioner Lund called the meeting to order reading the public notice. Commissioner Lund then read the Viewers' Report whereby the Viewers recommend continuing the hearing on this petition until the Montana Department of Fish, Wildlife and Parks makes a recommendation on the viability of this right-of-way as an access point for the Bitterroot River.

Discussion included the southern end of the road, now named Chesapeake Lane which is used by three adjacent owners, all of whom have petitioned to close the road.

Sarah stated they were never contacted when Pete Vann abandoned the other side of the road. She felt the county un-officially abandoned this road when the bridge over the river washed out, as it is not listed on any maps. By allowing the Fish, Wildlife and Parks to make comment it will open 'a big can of worms'.

Andrew stated the new bridge allows full access and this road has not been used as a public access for many years. The road sign is black which indicates a private road.

Steve stated the physical road is 15' wide and the height of the road does not match the banks of the rivers edge. The Huggan's own a small track to the north and that could be purchased by the state to make a nice area for an access. But, there is no formal access site. He felt they need to have that input before any final decision is made.

Sarah stated by allowing Fish and Game to comment they are handing them access to the river 'on a silver platter' and that was not done in the Pete Vann petition for the other side of the river. Commissioner Lund stated she did not think they would want that access because it is not a good access and they could develop the access at the new bridge much easier.

Commissioner Thompson stated if the Fish and Game does not want the access, it would be easy to grant the abandonment request.

Commissioner Thompson made a motion to continue this meeting until November 8th at 2:00 p.m. which should allow sufficient time for a response by Fish, Wildlife and Parks. Commissioner Lund seconded the motion and all voted "aye".

In other business the Board made a site visit to Meadow Vista Subdivision.